

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

4/25 DOUGLAS STREET HASTINGS VIC 3915

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$650,000

&

\$699,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$561,000

Property type

Unit

Suburb

Hastings

Period-from

01 May 2025

to

30 Apr 2026

Source

Cotality

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

Price

Date of sale

3/6 KING STREET HASTINGS VIC 3915	\$675,000	23-Sep-25
2/66 JAMES STREET HASTINGS VIC 3915	\$690,000	23-Oct-25
7/277 MARINE PARADE HASTINGS VIC 3915	\$650,000	05-Dec-25

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 08 May 2026



3/6 KING STREET HASTINGS VIC 3915

 3  2  2

Sold Price

\$675,000

Sold Date

23-Sep-25

Distance

0.35km



2/66 JAMES STREET HASTINGS VIC 3915

 3  2  2

Sold Price

\$690,000

Sold Date

23-Oct-25

Distance

0.34km



7/277 MARINE PARADE HASTINGS VIC 3915

 3  2  2

Sold Price

\$650,000

Sold Date

05-Dec-25

Distance

2.98km

RS = Recent sale

UN = Undisclosed Sale

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